



County of Orange

MEMO

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CP04-0039

FILE:

UP3688 & UP3840

DATE: September 9, 2004
TO: RECORD/FILE/APPLICANT
FROM: Bill Melton, Planner IV, RDMD/PDS/CAPS/Site Planning Section
SUBJECT: Changed Plan CP04-0039 For Project No. UP3688 & UP3840
APPLICANT: Capital Back Bay LLC

The subject Changed Plan has been reviewed by Bill Melton of the Current Planning Services Division and the determination has been made, as authorized by the Conditions of Approval, that the proposed changes are in substantial compliance with the original approval action by the Planning Commission.

The proposed changes are as follows:

The proposal consists of site modifications to bring the exterior of the center into compliance with ADA and CAC requirements for barrier free access. The modifications include additional handicap parking spaces, pedestrian path of travel striping, new ramping and parking lot restriping. The existing vehicle circulation will not change. The total number of parking spaces (262) will remain the same. The regular parking spaces will be reduced from 257 to 255 and the number of handicap spaces will increase from 5 to 7. These changes are phase 1; phase 2 improvements for ADA and CAC compliance are building interior modifications and will not require a Changed Plan.

Bill Melton

NOTES:

This approval applies to discretionary actions related to the Orange County Zoning Code.

Approval of this changed plan does not include other approvals required to comply with County procedure.